

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
41		ALTON ST, ARLINGTON

## OWNERSHIP

Owner 1:	CONDON JEFFREY R		
Owner 2:	CONDON MARTINA ROSE		
Owner 3:			
Street 1:	41 ALTON ST UNIT 1		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02474	Type:	

## PREVIOUS OWNER

Owner 1:	BURKE JOSEPH R-ETAL -		
Owner 2:	BURKE RUTH V-L/ESTATE -		
Street 1:	14 DIAZ DR		
Twn/City:	TYNGSBORO		
St/Prov:	MA	Cntry:	
Postal:	01879		

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1928, having primarily Vinyl Exterior and 1340 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	459,800	3,500		463,300		250495
							GIS Ref
							GIS Ref
Total Card	0.000	459,800	3,500		463,300	Entered Lot Size	GIS Ref
Total Parcel	0.000	459,800	3,500		463,300	Total Land:	Insp Date
Source:	Market Adj Cost	Total Value per SQ unit /Card:		345.75	/Parcel: 345.7	Land Unit Type:	07/12/18

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	453,000	3500	.		456,500	456,500	Year End Roll	12/18/2019
2019	102	FV	432,100	3500	.		435,600	435,600	Year End Roll	1/3/2019
2018	102	FV	382,700	3500	.		386,200	386,200	Year End Roll	12/20/2017
2017	102	FV	349,200	3500	.		352,700	352,700	Year End Roll	1/3/2017
2016	102	FV	349,200	3500	.		352,700	352,700	Year End	1/4/2016
2015	102	FV	323,100	3500	.		326,600	326,600	Year End Roll	12/11/2014
2014	102	FV	308,500	3500	.		312,000	312,000	Year End Roll	12/16/2013
2013	102	FV	308,500	3500	.		312,000	312,000		12/13/2012

## SALES INFORMATION

## TAX DISTRICT

[illegible]

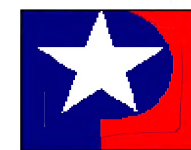
## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
9/11/2018	Left Notice	DGM	D Mann
7/12/2018	Measured	DGM	D Mann
3/12/2018	SQ Returned	EMK	Ellen K
5/18/2004	External Ins	BR	B Rossignol

**Sign:** VERIFICATION OF VISIT NOT DATA      \_\_/\_\_/\_\_



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	32280
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
9	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

Type:	99 - Condo Conv			
Sty Ht:	1 - 1 Story			
(Liv) Units:	1	Total:	1	
Foundation:	2 - Conc. Block			
Frame:	1 - Wood			
Prime Wall:	4 - Vinyl			
Sec Wall:				%
Roof Struct:	1 - Gable			
Roof Cover:	1 - Asphalt Shgl			
Color:	WHITE			
View / Desir:				

Full Bath	1	Rating:	Very Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

[illegible]

## GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1928	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES			
Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Good
WSFlue:		Rating:	

## CONDO INFORMATION

Location:	
Total Units:	
Floor:	1 - 1st Floor
% Own:	44.000000000
Name:	

## RESIDENTIAL GRID

1st Res Grid	Desc: Line 1											# Units: 1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs: 6		BRs: 3		Baths: 1		HB					

## INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:	4 - Carpet		50 %
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

DEPRECIATION		
Phys Cond:	GD - Good	18.0 %
Functional:		%
Economic:		%
Special:		%
Override:		%
	Total:	18.6 %

## CALC SUMMARY

Basic \$ / SQ:	295.00
Size Adj.:	1.35000002
Const Adj.:	0.97515047
Adj \$ / SQ:	388.354
Other Features:	74250
Grade Factor:	1.00
NBHD Inf:	0.94999999
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	564912
Depreciation:	105074
Depreciated Total:	459838

## REMODELING

	Exterior:	
	Interior:	
%	Additions:	
%	Kitchen:	
%	Baths:	
%	Plumbing:	
%	Electric:	
%	Heating:	
%	General:	

## RES BREAKDOWN

No	Unit	RMS	BRS	FL
1		6	3	M
Totals				
1		6	3	

## MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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### SPEC FEATURES/YARD ITEMS

[illegible]

More: N	Total Yard Items:	3,500	Total Special Features:		Total:	3,500
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## SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
GLA	Gross Liv Ar	1,340	388.350	520,39	
Net Sketched Area:		1,340	Total:	520,39	
Size Ad	1340	Gross Are	1340	FinArea	134

### SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
94						
94						
40						

**IMAGE**

**AssessPro** Patriot Properties, Inc

